

PROPERTY LOCATION

No	Alt No	Direction/Street/City
37		FORDHAM ST, ARLINGTON

OWNERSHIP

Owner 1:	ROSENBUSH ANDREW			
Owner 2:				
Owner 3:				
Street 1:	37 FORDHAM STREET			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry:		Own Occ: Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:	ROSENBUSH ANDREW & -		
Owner 2:	WILLMER REBECCA -		
Street 1:	37 FORDHAM STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 4,500 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1919, having primarily Vinyl Exterior and 2404 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 9 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4500		Sq. Ft.	Site		0	80.	1.23	1									443,999						444,000	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	4500.000	496,400		444,000	940,400		28749
							GIS Ref
							GIS Ref
Total Card	0.103	496,400		444,000	940,400	Entered Lot Size	
Total Parcel	0.103	496,400		444,000	940,400	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:		391.18	/Parcel:	391.1	Insp Date
						Land Unit Type:	11/09/18

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2020	101	FV	496,400	0	4,500.	444,000	940,400	940,400	Year End Roll	12/18/2019	PRINT	
2019	101	FV	370,400	0	4,500.	471,800	842,200	842,200	Year End Roll	1/3/2019		Date
2018	101	FV	370,400	0	4,500.	344,100	714,500	714,500	Year End Roll	12/20/2017	12/10/20	18:43:46
2017	101	FV	370,400	0	4,500.	299,700	670,100	670,100	Year End Roll	1/3/2017	LAST REV	
2016	101	FV	370,400	0	4,500.	255,300	625,700	625,700	Year End	1/4/2016		Date
2015	101	FV	344,500	0	4,500.	249,800	594,300	594,300	Year End Roll	12/11/2014	10/09/19	12:00:22
2014	101	FV	208,400	0	4,500.	205,400	413,800	413,800	Year End Roll	12/16/2013		
2013	101	FV	208,400	0	4,500.	195,400	403,800	403,800		12/13/2012		

SALES INFORMATION

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ROSENBUSH ANDRE	67077-337		4/12/2016	Convenience	1	No	No		
HEAP MENG C,	64052-552		8/8/2014		639,000	No	No		
FEDERAL NATIONA	56697-109		4/5/2011	Bank Sale	330,007	No	No		
KELCHNER JANICE	54984-518		7/14/2010	Foreclosure	456,981	No	No		
TARLACH JOHN/LI	46525-418		11/22/2005		602,000	No	No		
TARLACH JOHN	44583-479		1/31/2005	Family	99	No	No		
TARLACH JANICE	28378-460		3/31/1998		225,000	No	No	Y	

PAT ACCT.

BUILDING PERMITS

[illegible]

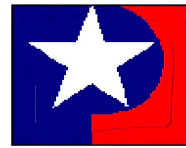
ACTIVITY INFORMATION

Date	Result	By	Name
11/9/2018	MEAS&NOTICE	HS	Hanne S
4/15/2009	Measured	372	PATRIOT
2/9/2000	Mailer Sent		
2/9/2000	Measured	197	PATRIOT
10/5/1993		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

__/__/__



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	28749
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

